

Roslindale Project Database

The Roslindale project database is intended to inform the community about the various projects that are occurring throughout the neighborhood. This database lists all of the As-of-Right projects, Board of Appeal cases and Article 80 development projects that have been filed with the Boston Redevelopment Authority or have been assigned a hearing date at the Board of Appeal.

The database will be updated once or twice each month. The shaded cells indicate a new project or a change in project status since the previous update.

Plans for as-of-right projects that are currently under review and within the fourteen (14) day public comment period can be examined in the zoning room at the Boston Redevelopment Authority.

For further information about the projects listed in the database, please contact Kristy Daniels at (617) 918-4436 or Kristy.Daniels.BRA@cityofboston.gov

Last updated: May 15, 2006

DATE RECEIVED	TYPE OF PROJECT	ADDRESS	DESCRIPTION	STATUS
4/24/06	As-of-Right	10 Ashfield Street	Confirm occupancy as a single-family dwelling and erect a two-story addition in the side yard. This project is located on a 6,000 sf lot in a one- and two-family residential zoning district (R-.5).	Awaiting stamp off.
4/18/06	As-of-Right	95 Ardale Street	Demolish an existing 2 car garage & replace with a smaller, 1 car garage on an existing concrete slab. This project is located on a 5,000 sf lot in a one- and two-family residential district (R-.5).	Plans approved by the BRA on 05/09/06.
4/5/06	As-of-Right	86 Congreve Street	This project proposes to erect a dormer to the third floor of an existing two-family dwelling. The project is located on a 6,600 sf lot in a one- and two-family residential zoning district (R-.5)	Plans approved by the BRA on 05/02/06.
2/1/06	Board of Appeal	50 Fairview Street	This project proposes to subdivide an 11,000 sf lot, with an existing dwelling located on the lot, into two 5,500 sf lot. This lot is located in a one- & two-family residential zoning district (R-.5).	Board of Appeal hearing scheduled for 06/06/06.
1/9/06	Board of Appeal	6-8 Franklin Place	This project proposes to change occupancy from a two-family to a three-family dwelling. This project is located on a 12,800 sf lot in a manufacturing zoning district (M-1, subject to R-.8 requirements).	Board of Appeal approved on 05/09/06.
1/3/06	Board of Appeal	185 Metropolitan Ave	This project proposes to enclose rear porches; install a hot tub on the first floor rear porch; enclose front porch on the second floor; and extend living space into the basement. This project is located on a 3,390 sf lot in a single-family zoning district (S-.5).	Board of Appeal deferred to 09/12/06 on 04/25/06.
12/31/05	Board of Appeal	2-4 Chisholm Lane	This project proposes to erect a garage with three (3) bays. The project is located on a 21,549 square foot lot in a single-family zoning district (S-.5).	Board of Appeal decision unknown. Appeal may have been withdrawn.
12/30/05	Board of Appeal	9 Mendum Street	This project proposes to erect an 18 feet by 34 ½ feet one story addition in the side yard. The project is located on 9,127 sf lot in a one- and two-family residential zoning district (R-.5).	Board of Appeal approved with BRA design review on 04/25/06.
12/20/05	Board of Appeal	1200 Centre Street	Install rooftop wireless communication equipment and change occupancy to include wireless communication equipment. This project is located on a 409,417 sf lot in a single-family district (S-.3)	Board of Appeal denied without prejudice on 05/09/06.
12/8/05	As-of-Right	10 Corinth Street	Transform a portion of the building located at 10 Corinth Street into the Tremont Credit Union. Install new windows and doors; mount a new sign on the façade; and related renovations. This project is located in a General Business zoning district (B-2).	Plans approved by the BRA on 01/20/2006

12/7/05	Board of Appeal	173 Brookway Road	The project proposes to erect a 25 feet by 23 feet one-story rear addition. The project is located on a 6,500 square foot lot in a one- and two-family residential zoning district (R-.8)	Board of Appeal approved with BRA design review on 04/11/06.
12/2/05	Board of Appeal	76 Johnswood Road	Erect a two-story rear addition. This project is located on a 3,303 square foot lot in a one- and two-family zoning district (R-.5)	Board of Appeal approved with BRA design review on 04/11/06.
11/29/05	As-of-Right	227 Belgrade Avenue	This project proposes to erect a 2 ½ story stair tower at the rear of an existing dwelling. This project is located on a 6,250 square foot lot in a one- and two-family residential zoning district (R-.8).	Awaiting supplemental information
11/28/05	As-of-Right	14 Ashfield Street	Erect a two-story addition, including a ground floor garage, onto an existing 2½ story dwelling. This project is located on a 6,000 sf lot in a one- and two-family residential zoning district (R-.5).	Plans approved by the BRA, without ground floor garage, on 01/13/2006
11/28/05	As-of-Right	73 Hawthorne Street	Extend and enlarge existing dormers on the front and rear of an existing dwelling. The project is located on a 5,322 square foot lot in a one- and two-family residential zoning district (R-.5).	Plans approved by the BRA on 01/10/2006
11/7/05	As-of-Right	15 Orange Street	Erect a one-story, 12 x 16 addition to the east side of an existing dwelling. This project is located on a 7,480 square foot lot in a one- and two-family residential zoning district (R-.5).	Plans approved by the BRA, with driveway provisions, on 01/31/06
11/1/05	Board of Appeal	4343 Washington Street	Erect a one-story rear addition, including one bedroom and one full bathroom, on a 3,101 sf lot in a one- and two-family residential zoning district (R-.8).	Board of Appeal approved with BRA design review on 03/14/06.
10/27/05	Board of Appeal	10r Symmes Street	Remove the proviso "must be owner occupied (family member of owner of front dwelling)" from a previous Board of Appeal case (#16698).	Board of Appeal deferred to 08/22/06 on 03/28/06
10/25/05	As-of-Right	621 South Street	Construct a shed dormer & extend living space into the attic, creating 2 bedrooms, a study nook, a shower room & a toilet room. The proposed project is located on a 6,510 sf lot in an R-.5 district.	Plans approved by the BRA on 11/23/05
10/24/05	As-of-Right	725 South Street	Erect informational signs at the Greater Roslindale Medical and Dental Center, indicating the name of the center, affiliations, street address and location of the entrances.	Plans approved by the BRA on 11/09/05
10/17/05	Board of Appeal	65-65g Bradeen Street	Combine parcels and erect a two-unit townhouse and a six-unit townhouse on a 17,100 sf lot in a one- and two-family residential zoning district (R-.8).	Board of Appeal deferred to 07/18/06 on 02/28/06
10/14/05	Board of Appeal	248 Metropolitan Ave	Enclose a back porch on an existing dwelling to create a sunroom. This project is located on an 8,569 square foot lot in a single-family residential zoning district (S-.5).	Board of Appeal approved with BRA design review on 2/07/06

10/07/05	As-of-Right	15 Bradeen Street	Demolish & rebuild the second floor & roof of an existing two-story dwelling, creating a 2 ½ story dwelling. The project is located on a 3,564 square foot lot in an R-.8 zoning district.	Plans approved by the BRA on 11/03/05
10/05/05	As-of-Right	172 Durnell Avenue	Erect addition to existing single-family dwelling, including a 2 ½ story, single-family dwelling with 3 bedrooms and 2 ½ baths, family room w/ full bath, deck and a two-car ground floor garage. The project is located on an 8,045 sf lot in an R-.5 zoning district.	Community meeting held on 03/06/06. Revisions requested.
10/05/05	As-of-Right	681 Hyde Park Avenue	The project proposes to reconstruct an existing rear deck with storage space below. This project is located on a 7,307 square foot lot in a multifamily residential zoning district (R-.8).	Plans approved by the BRA on 11/01/05
10/04/05	Board of Appeal	57 Bradfield Avenue	Remove proviso “granted to this owner only” attached to a prior BOA (18520) approval to change occupancy from a 2- to a 3-family dwelling. This project is located on a 4,950 lot in an R-.5 district.	Board of Appeal denied with prejudice on 1/24/06
10/03/05	As-of-Right	11 Ethel Street	Erect a two-story addition at the rear of an existing dwelling; construct new entrance, dormer & bay window; reconstruct deck. The project is located on a 7,620 square foot lot in an R-.5 district.	Plans approved by the BRA on 10/25/05
09/30/05	Board of Appeal	9 Cornauba Street	This project proposes to extend living space into the attic of an existing two-story single family dwelling. The project is located on a 4,026 sf lot in a one- and two-family zoning district (R-.5).	Board of Appeal approved on 1/24/06
09/14/05	Board of Appeal	76 Cornell Street	Erect a 2 ½ story single-family dwelling w/ 3 bedrooms and three bathrooms on a 5,642 square foot lot in a one-and two-family residential zoning district (R-.5).	Board of Appeal approved with BRA design review on 1/10/06
09/14/05	Board of Appeal	950 Canterbury Street	Install twelve panel antennas and operate a wireless telecommunications facility on an existing multifamily building on a 105,088 square foot lot in multifamily zoning district (H-1).	Board of Appeal approved with BRA design review on 1/10/06
09/07/05	Board of Appeal	31 Robert Street	Change occupancy to a two-family dwelling and doctor’s office; expand existing third floor dormer with improved second means of egress. This project is located on 4,500 sf lot in an R-.5 district.	Board of Appeal deferred to 6/6/06 on 1/10/06
09/01/05	Board of Appeal	259 Beech Street	The project proposes to add living space to the third floor, creating 2 bedrooms, a family room, 1 bathroom and a laundry room. This project is located on a 6,804 sf lot in an R-.5 district.	Board of Appeal approved with BRA design review on 12/13/05
08/30/05	Board of Appeal	640 Hyde Park Avenue	Change occupancy to a repair garage, lubricatorium and car wash. The project is located on 24,410 square feet of land in L-.5 (local business) and R-.5 (one & two-family residential zoning districts).	Board of Appeal denied with prejudice on 12/13/05
08/25/05	Board of Appeal	46 Grew Avenue	Confirm occupancy as a single-family dwelling and construct a two-story, 1,900 sf addition. This project is located on a 7,686 sf lot in a single-family residential zoning district (S-.5).	Board of Appeal approved with BRA design review on 12/13/05

08/24/05	Board of Appeal	92 Brown Avenue	The project proposes to erect a single-family dwelling on the same lot as an existing single-family dwelling. This project is located on a 9,440 sf lot in a one- and two-family residential district (R-.5).	Board of Appeal denied without prejudice on 12/13/05; Appeal withdrawn
08/22/05	As-of-Right	99-101 Glendower Road	Erect a two-story addition to the ground & first floors at the rear of an existing dwelling. The addition will include a ground floor garage, a second floor bedroom and two decks. The dwelling is located on a 6,750 sf lot in a multifamily zoning district (R-.5).	Plans approved by the BRA on 08/20/05
08/15/05	As-of-Right	29 Morrison Street	Erect a 2 ½ story single-family dwelling w/ 3 bedrooms, 3 ½ baths and a front facing ground floor garage. The proposed project is located on a 5,970 sf lot in an S-.5 zoning district & requires the opening and construction of a portion of Morrison Street.	Awaiting supplemental information
08/05/05	As-of-Right	45 Birch Street	Erect a one-story addition to the rear of an existing two-family dwelling. The dwelling is located on a 5,200 sf lot within two zoning districts: R-.5 residential and L-.5 local business districts.	Plans approved by the BRA on 08/14/05
08/04/05	Board of Appeal	70r Ardale Street	Erect a two-car garage in the rear yard. This project is located on a 5,000 square foot lot in a one- and two-family residential zoning district (R-.5).	Board of Appeal approved with design review on 4/25/05
08/04/05	As-of-Right	27 Ashfield Street	Erect a two-story addition to the rear of an existing dwelling on a 6,000 sf lot in a multifamily zoning district (R-.8). The addition will also include a side entryway, a screened porch and a deck.	Plans approved by the BRA on 08/30/05
08/03/05	As-of-Right	48 Stellman Road	Erect a two-story, two-family dwelling with 3 bedrooms and 1 ½ baths in each unit, and two off-street parking spaces. The dwelling is located on an 8,816 sf lot in an R-.8 zoning district.	Plans approved by the BRA on 10/20/05
07/29/05	Board of Appeal	195-197 Durnell Avenue	Erect a single-family dwelling on the same lot as an existing dwelling. This project is located on an 11, 918 square foot lot in a one-and two-family residential zoning district (R-.5).	Board of Appeal denied without prejudice on 04/25/05
07/25/05	Board of Appeal	5 Orange Street	Change occupancy from a one-family to a two-family dwelling and erect a vertical addition on a 5,048 square foot lot in a multifamily residential zoning district (R-.5).	Board of Appeal approved with BRA design review on 10/25/05
07/20/05	Board of Appeal	59-61 Hemman Street	Erect a duplex on a 5,824 square foot lot in a single-family residential zoning district (S-.5).	Board of Appeal denied without prejudice on 4/25/05
07/20/05	Board of Appeal	13 Fairview Street	Change occupancy from a two- to three-family dwelling; convert attic space into a separate dwelling unit. This project is located on an 5,750 square foot lot in one- and two-family district (R-.5).	Board of Appeal approved on 11/15/05

07/13/05	As-of-Right	31 Hillock Street	Erect a two-story single-family dwelling with 4 bedrooms, 2 ½ baths and 2 off-street parking spaces. The dwelling is located on a 5,500 sf lot in a multifamily residential zoning district (R-.5).	Plans approved by the BRA on 10/07/05
07/13/05	As-of-Right	27 Hillock Street	Erect a two-story single-family dwelling with 4 bedrooms, 2 ½ baths and 2 off-street parking spaces. The dwelling is located on a 5,000 sf lot in a multifamily residential zoning district (R-.5).	Plans approved by the BRA on 10/07/05
07/12/05	Board of Appeal	71 Farquhar Street	Confirm occupancy as a three-family dwelling (existing condition). This project is located on a 5,500 square foot lot in one- and two-family residential zoning district (R-.5).	Board of Appeal approved on 11/15/05
07/11/05	Board of Appeal	1442 Centre Street	Change occupancy from a two-family to a three-family dwelling, and remove & replace roof and rear porches. The dwelling is located on a 5,531 sf lot in a multifamily residential district (R-.5).	Board of Appeal approved with BRA design review on 10/18/05
07/08/05	As-of-Right	20 Robken Road	Erect a 12'4" by 16' one-story addition at the rear of an existing single-family dwelling. The dwelling is located on a 6,600 square foot lot in a single-family residential zoning district (S-.5).	Plans approved by the BRA on 08/08/05
07/08/05	Board of Appeal	114 Glendower Road	Create two off-street parking spaces on a 6,300 square foot lot in a multifamily residential zoning district (R-.5).	Board of Appeal approved with BRA design review on 10/18/05
07/05/05	Board of Appeal	7 Whitford Street	Install an eight foot fence along the side and rear property lines on a 8,185 square foot lot in a single-family zoning district (S-.5).	Board of Appeal approved with BRA design review on 10/18/05
07/01/05	Board of Appeal	53 Walworth Street	Confirm occupancy as a one-family dwelling and erect a two-story addition on a 3,640 square foot lot in multifamily residential zoning district (R-.5).	Board of Appeal approved with BRA design review on 10/25/05
06/27/05	Board of Appeal	80 Clare Avenue	Erect a two-story, single-family dwelling with three bedrooms and three bathrooms on an 8,725 square foot lot in a single-family residential zoning district (S-.5).	Board of Appeal approved with BRA design review on 10/11/05
06/27/05	As-of-Right	542 Poplar Street	Erect a second floor addition with a balcony onto an existing dwelling; construct a rear deck on the ground floor; add a front entryway & staircase on the ground floor; and add new windows.	Plans approved by the BRA on 08/05/05
06/23/05	As-of-Right	16 Delano Park	Erect a two-story addition at the rear of an existing dwelling with a first floor deck and related kitchen renovations.	Plans approved by the BRA on 07/15/05
06/20/05	Board of Appeal	10-18 Corinth Street	Create outdoor seating for 40 persons, including 20 tables, 40 seats and 1 host stand in the courtyard of an existing restaurant in a retail business and office district (B-2).	Board of Appeal approved on 10/11/05

06/11/05	Board of Appeal	1015 South Street	Legalize occupancy as a three-family dwelling.	Board of Appeal approved on 9/13/05
05/18/05	Article 80	Roslindale Field 68 Rowe Street	Erect 22 residential dwelling units (2 accessible units) with 50 off-street parking spaces (44 resident spaces located underneath the units and 6 surface parking spaces for visitors).	BRA Board approved on 02/16/06
05/10/05	As-of-Right	3-5 & 7-9 Clifftondale St. 16-18 & 20-22 Atherton 35-37 Kittredge Street	Combine 4 lots totaling over 40,000sf; subdivide lot into 5 parcels; erect 5 two-family dwellings, each on 8,000 square foot lots, with 10 off-street parking spaces.	Plans approved by the BRA on 07/12/05
04/29/05	Board of Appeal	15 Hobson Street	Demolish existing garage and erect a two-story addition onto an existing single-family dwelling. The project is located on a 3,932 sf lot in an S-.5 district with GPOD and IPOD applicability.	Board of Appeal approved with BRA design review on 08/23/05
04/29/05	Board of Appeal	3992-3996 Washington Street	Extend use of a previous BOA decision (#24653), for the use, occupancy, and sale of cars, beyond the expiration date of 03/01/05.	Board of Appeal approved on 06/28/05
04/27/05	Board of Appeal	15 Gloria Road	Expand the second floor of an existing dwelling by 385 square feet. The dwelling is located on a 3,816 square foot lot in a multifamily residential zoning district (R-.5).	Board of Appeal approved with BRA design review on 07/12/05
04/25/05	Board of Appeal	102 Pleasantview Street, Hyde Park/Roslindale	Demolish existing dwelling and erect a one-family dwelling. The project is located on a 3,200 square foot lot in a single-family residential zoning district (S-.5).	Board of Appeal approved with BRA design review on 08/09/05
04/07/05	Board of Appeal	45 Bradfield Street	Erect two-story rear addition to an existing single-family dwelling. The dwelling is located on a 5,500 square foot lot in a multifamily residential zoning district (R-.5).	Board of Appeal approved with BRA design review on 08/23/05
03/29/05	Board of Appeal	372 & 376 Beech Street	Combine lots; erect a three-family townhouse; and add one bay onto an existing two-car garage.	Board of Appeal approved with BRA design review on 08/09/05
03/28/05	Board of Appeal	55 Archdale Road	Erect a single-family dwelling.	Board of Appeal approved with BRA design review on 08/23/05
03/28/05	Board of Appeal	25 Cummins Highway	Change occupancy from a church and day care center for 60 children to a church and day care center for 60 children containing wireless communications equipment.	Board of Appeal approved with BRA design review on 06/07/05
03/25/05	As-of-Right	70 Mt. Hope Street	Erect single-family dwelling with off-street parking.	Plans approved by the BRA on 06/10/05

03/15/05	Board of Appeal	148 Birch Street	Subdivide one lot and erect a single-family dwelling.	Board of Appeal denied on 06/07/05
02/24/05	Board of Appeal	588-590 Hyde Park Ave.	Erect a two-family dwelling with ground floor retail.	Board of Appeal approved with BRA design review on 04/26/05
02/23/05	Board of Appeal	346 Cummins Highway	Change occupancy to a two-family dwelling.	Board of Appeal approved on 05/03/05
02/14/05	Board of Appeal	27-29 Hillock Street 31-33 Hillock Street	Erect a two-family dwelling at 27-29 Hillock Street; Erect a two-family dwelling at 31-33 Hillock Street.	Board of Appeal denied without prejudice on 04/18/05; Appeal withdrawn
01/31/05	Board of Appeal	15 Whitford Street	Erect a detached accessory garage.	Board of Appeal approved with BRA design review on 04/26/05
01/19/05	Board of Appeal	307 Kittredge Street	Remove and replace an accessory garage.	Board of Appeal denied without prejudice on 03/29/05
01/18/05	Board of Appeal	14a-22 Birch Street	Create outdoor seating for 42 persons in the rear yard of an existing restaurant.	Board of Appeal approved on 05/03/05
12/17/04	Board of Appeal	154 Poplar Street	Change occupancy to a three-family dwelling and renovate.	Board of Appeal denied with prejudice on 03/15/05
12/13/04	Board of Appeal	30 Highfield Road	Reinforce and enclose an existing deck to create an aluminum and glass sunroom.	Board of Appeal approved with BRA design review on 03/15/05
12/03/04	Board of Appeal	342 Cummins Highway	Remove a proviso from a previous BOA case (#18287) which restricts use of premises as a restaurant to the former owner; and renovate.	Board of Appeal approved with BRA design review on 06/14/05
11/18/04	Board of Appeal	4374 Washington Street	Legalize occupancy as a three-family dwelling; enclose rear porches; and replace windows.	Board of Appeal approved with BRA design review on 02/22/05
10/08/04	Board of Appeal	10 Ridge Street	Expand living space into the attic; construct one skylight and two dormers; expand existing dormer; and construct a new entry door from the front porch.	Board of Appeal approved with BRA design review on 01/25/05

	Article 80/As-of-Right	Paradigm at Blakemore Corner of Florence and Blakemore streets	Erect 10 residential dwelling units with 25 off-street parking spaces (5 surface and 20 garage).	Permitted
	Board of Appeal	11 Aldrich Street	Demolish a free-standing garage and erect an addition for an accessory garage, family room and a larger kitchen.	Board of Appeal approved with BRA design review on 02/08/05
	Board of Appeal	743 Hyde Park Avenue	Demolish an existing attic; erect a structure with dormers; and update and replace the plumbing, electrical, sheetrock, flooring and windows.	Board of Appeal approved with BRA design review on 05/24/05
	Board of Appeal	29 Whipple Street	Create six off-street accessory parking spaces.	Board of Appeal approved with BRA design review on 02/08/05
03/01/04	Article 80	Arnold Arboretum	Institutional Master Plan.	Under Review
	Article 80	18 Roberts Street	Erect 14 dwelling units with 28 off-street parking spaces (7 surface and 21 underground).	BRA Board Approved
	Article 80	4040 Washington Street	Erect 28 dwelling units with 52 off-street parking spaces (32 surface and 20 enclosed).	Under Construction
	Article 80	Roslindale Commons 4159-4163 Washington Street	Erect 12 dwelling units with retail and office space, and 14 off-street parking spaces.	Construction Complete
	Article 80	City Heights 4619-4623 Washington Street	Inactive.	Inactive
	Article 80	Sophia Snow House 1215 Centre Street	Erect 102 residential dwelling units.	Under Construction